FORM NO. WD-1

BOOK 4493 PAGE 746

STATE OF TENNESSEE }
COUNTY OF DAVIDSON }

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 3,500.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 18th DAY OF September, 1970.

Notary Public

MY COMMISSION EXPIRES: May 2 1971

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
John B. Downey, Attorney, 1864 Laurel Ridge Dr. Nashville, Tenn.
NAME ADDRESS

ADDRESS NEW OWNER (S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP PARCEL NUMBERS
Glen F. Warner (NAME)	New Owner (NAME)	Map 160.5
4841 Sherfield Dr (STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	Pc. 8
Nashville Tenn (CITY) (STATE) (P. O. ZIP)	(CITY) (STATE) (ZIP)	Pcl

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, J. B. Downey, Trustee, but personally or individually,

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Glen F. Warner and wife Patricia B. Warner

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS: TO-WIT:

Being Lot No. 96 on the Plan of Oak Hill Estates, Section I, as of record in Book 3700, pages 118, 119, and 120 Register's Office for said County, described as follows:
Beginning in the southerly margin of Green Valley Drive, at the common corner of Lots Nos. 95 and 96; thence with the line between said lots, southerly 245.41 feet to a point; thence westerly 243.70 feet to a point in the easterly margin of an unnamed 50 foot street; thence with the margin of the same, northerly 163 feet to a point in the beginning of a curve; thence around said curve, northeasterly 37.56 feet to a point in the southerly margin of Green Valley Drive; thence with the margin of the same, easterly 202.52 feet to the point of beginning.

Being part of the same property conveyed to J. B. Downey, Trustee, by deed from Sarah S. Stengel, et al, as of record in Book 3992, page 756, Register's Office for Davidson County, Tennessee.

This conveyance is subject to Taxes for 1970 which have been prorated, Restrictions of record in Book 4122, page 739, and the Plan of record in Book 3700, pages 118, 119, and 120, said Register's Office.

I hereby swear or affirm that the actual consideration or true value for this transfer, whichever is greater, is $8500 00. Affiant Glen F. Warner
Subscribed and sworn to before me this 15th day of April 1971
Deputy Register O. K. Williams

This is (unimproved (X) improved ( ) property, known as Green Valley Drive, Nashville, Tenn. 37220
(House Number) (Street) (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 18th day of September, 1970

J. B. Downey, Trustee

BOOK 4493 PAGE 747

STATE OF TENNESSEE
Davidson County

Personally appeared before me, M. L. Arnett, a Notary Public in and for said County and State, the within named J. B. Downey, Trustee,

the bargainor, with whom I am personally acquainted, and who acknowledged that he executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 13th day of September 19 70

Commission expires May 2, 1971

M. L. Arnett
Notary Public

STATE OF TENNESSEE
Davidson County

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon (his oath) (their several oaths) acknowledged (himself) (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) (they) as such _____ and _____, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19:__.

My commission expires _____

_____
Notary Public

WARRANTY DEED

FROM
J. B. Downey, Trustee

TO
Glen F. Warner Et Ux

B 1 1 1 3 6

IDENTIF. REFERENCE

APR 15 1 50 PM '71

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY, TENN.

Attorneys Title Company
Titles Guaranteed
NASHVILLE, TENN.

APR 15 71	CONV	*8,500.00			
APR 15 71	S'TAX		A*	22.10	
APR 15 71	PR'FEE		A*	.50	
APR 15 71	W'DEED		A*	3.00	* 25.60